

FOR LEASE

2500 BROADWAY

WEST PALM BEACH, FL 33407



PROPERTY DESCRIPTION

Recently renovated 2,000 SF freestanding office building is located in the heart of Northwood, just minutes from Palm Beach, downtown West Palm Beach, Nora, CityPlace, and the Brightline Station. The property features a modern build-out, six dedicated parking spaces, and a covered overhang, offering excellent convenience and accessibility.

PROPERTY HIGHLIGHTS

- 2,000 SF freestanding office building in the heart of Northwood
- Beautifully built out recently renovated office building
- In close proximity to Palm Beach, downtown West Palm Beach, Nora, City Place and The Brightline Station
- 6 dedicated parking spaces and a covered overhang

OFFERING SUMMARY

Lease Rate:	Negotiable
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Available SF:	1,850 SF
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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,850	36,428	82,999
Total Population	14,976	83,929	197,955
Average HH Income	\$62,932	\$89,949	\$85,224

BRYAN COHEN

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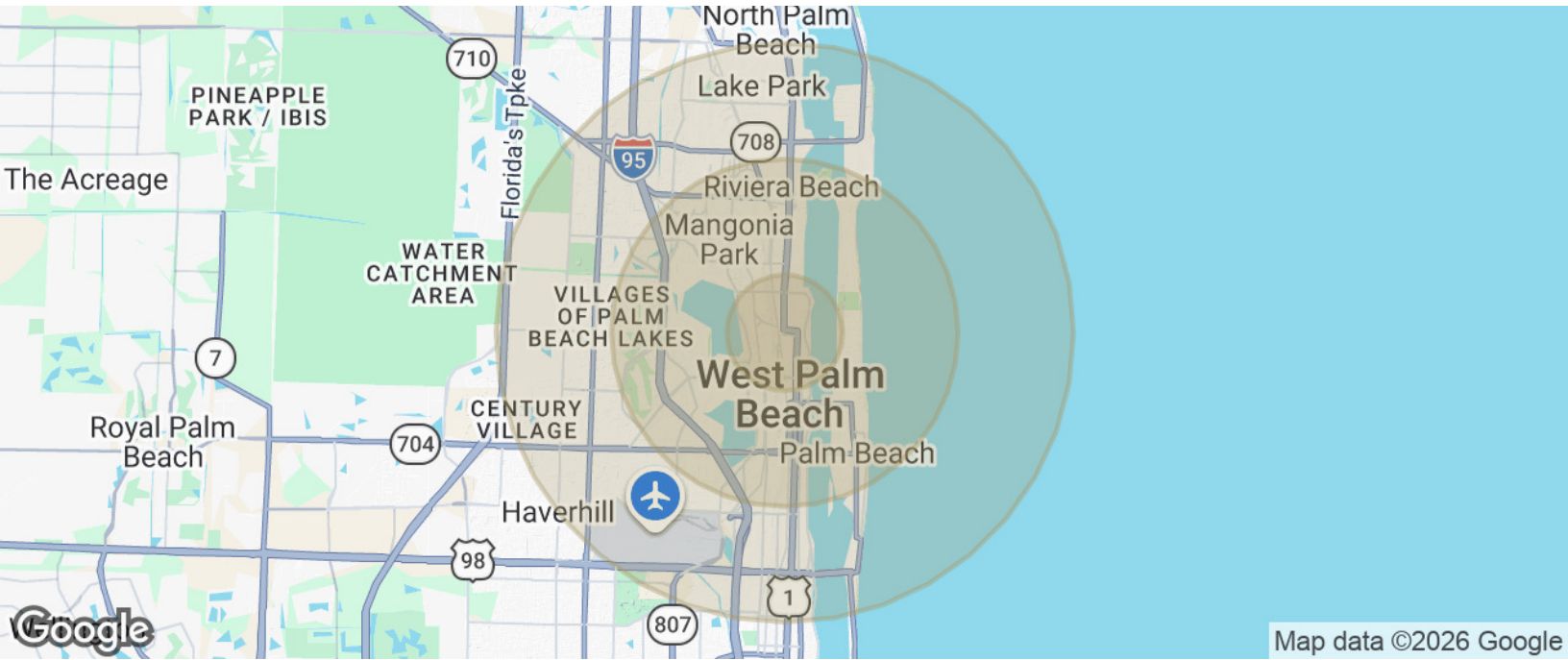
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	14,976	83,929	197,955
Average Age	39	43	42
Average Age (Male)	39	42	41
Average Age (Female)	40	43	43

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,850	36,428	82,999
# of Persons per HH	2.6	2.3	2.4
Average HH Income	\$62,932	\$89,949	\$85,224

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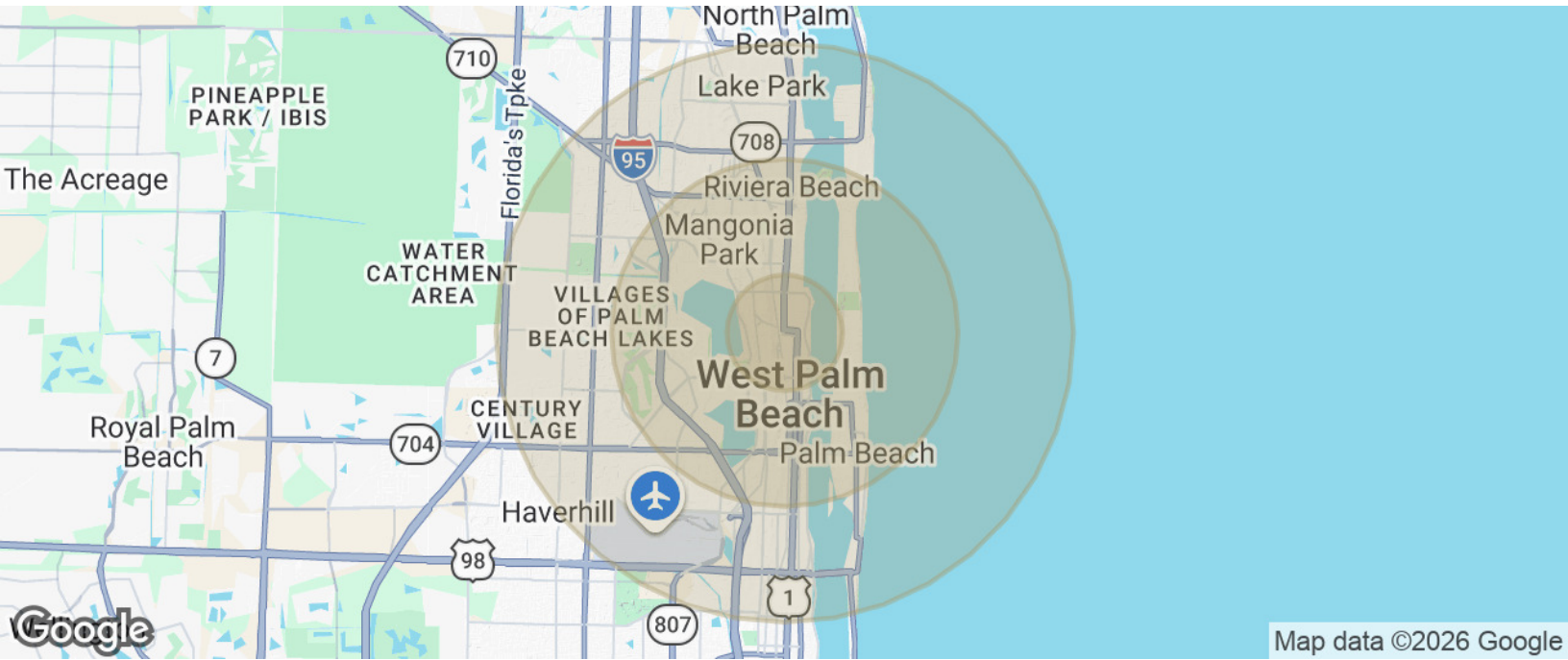
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Average House Value

\$394,773

\$498,178

\$426,864

Demographics data derived from AlphaMap

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